

**OCT
2004**

North Long Beach Community Planning Bulletin

www.longbeach.gov/plan/pb/cpd



By: Scott Mangum (562) 570-6435
Scott_Mangum@longbeach.gov

DEPARTMENT OF PLANNING & BUILDING
Community & Environmental Planning Division
333 West Ocean Blvd. Long Beach, California 90802

Revised October 13.

NEW APPLICATIONS FILED

1. Mitigated Negative Declaration (Environmental Review) for revision of Solid Waste Facility Permit at Bel-Art Waste Transfer Station, 2501 E. 68th St.

Bel-Art Waste Transfer Station, located at 2501 E. 68th Street, has applied to the County of Los Angeles Department of Health Services for a revision of their Solid Waste Facility Permit to allow an increase in the amount of material delivered to the facility from the current legal maximum of 1,500 tons per day to 4,000 tons per day. Bel-Art receives and temporarily stores non-hazardous municipal solid waste, greenwaste, and recyclable materials, and subsequently consolidates and transfers this material to disposal sites and recycling facilities. Waste is delivered primarily by commercial waste collectors, but Bel-Art also accepts waste from the general public.

As background, the City of Long Beach Planning Commission approved the construction and expansion of an existing recycling center (originally established in the 1970s) and the construction of a new administration building with an appurtenant truck terminal facility in August of 1998. Negative Declaration 26-98 was also certified at this time.

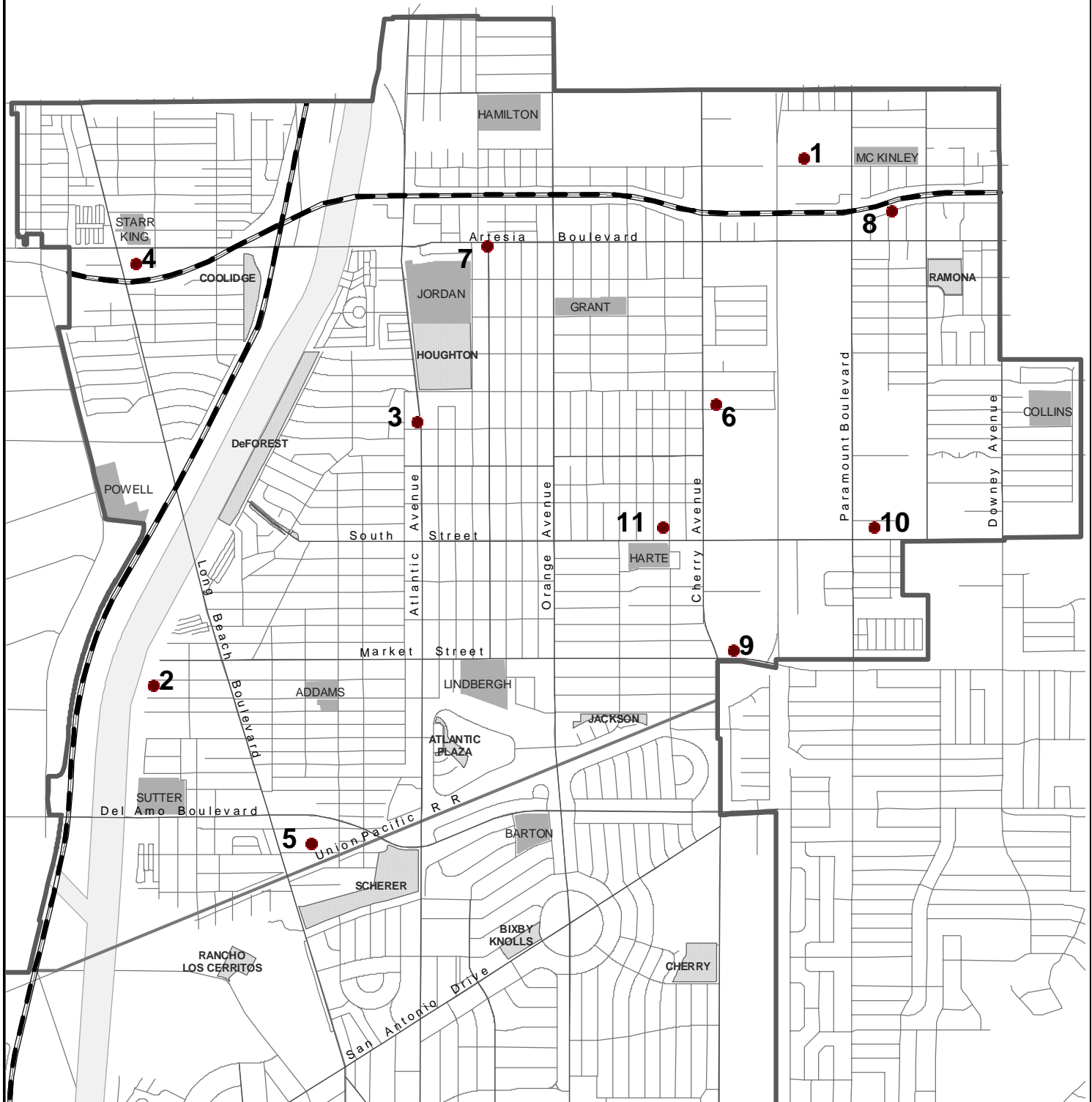
Written comments related to the Mitigated Negative Declaration will be received through **October 15, 2004** and may be addressed to: County of Los Angeles DHS, Solid Waste Management Program, 5050 Commerce Dr., 1st Floor, Baldwin Park, CA 91706, Attn: CEQA Review. The LA County Board of Supervisors will consider certification of the Mitigated Negative Declaration at a date uncertain.

The City of Long Beach Environmental Officer responded to the Mitigated Negative Declaration with a letter commenting on the Noise, Traffic, and Air Quality sections of the document. At its October 12th meeting, the Long Beach City Council voted unanimously to authorize the City Attorney to prepare a resolution in opposition to the increase in waste materials at the Bel-Art Waste Transfer Station.

The Los Angeles County Department of Health Services, Solid Waste Management Program **Public Hearing** is scheduled for **October 29, 2004**, at 7:00 P.M. in the McKinley Elementary School Auditorium at 6822 N. Paramount Boulevard. Public testimony regarding the proposed revision to the Solid Waste Facility Permit will be taken at the October 29th public hearing.

If the Solid Waste Facility Permit revision were to be approved by the LA County Solid Waste Management Program, there would be a second hearing held by the California Integrated Waste Management Board prior to final consideration of the permit revision.

North Long Beach - Site Location Map



1. 2501 E. 68th St. - MND for revision of Solid Waste Facility Permit
2. 183 W. Plymouth St. - SSPR for new Single Family House on narrow lot
3. 6101 Atlantic Ave. - MND for site acquisition and demolition
4. 120 E. Artesia St. - Modification to a CUP for Cellular Monopole
5. 141 E. 49th St. - SSPR for 4 new townhouses
6. 6152 Cherry Ave. - SSPR for Cellular Antenna Addition
7. 1000 E. Artesia - CUP & SV for Church (PC)
8. 6666 Orizaba Ave. - Condo Conversion (10/21 PC)

2. Staff Site Plan Review for a new Single Family Dwelling on a narrow lot at 183 W. Plymouth St. (Case 0409-04) DB (see Attachment 3)

The 25' x 142.5' lot is zoned R1-N (Single-Family Residential). A three-bedroom, two-bathroom, 1300 SF single-family house with detached 2-car garage is proposed. The new house would replace an existing 370 SF single-family dwelling and one car garage. Staff Site Plan Review is required for new dwelling units located on lots less than 27' in width. The Staff Site Plan Review Committee provided comments regarding the lack of architectural features on the front elevation. A revised plan will come back before the Site Plan Review Committee. Conditions of approval that would be attached to a revised plan would include the elimination of the existing curb cut and paving in the front yard.

3. Mitigated Negative Declaration (Environmental Review) for acquisition and demolition at the Northwest corner of Atlantic Ave. and 61st St. (ND 26-04) CC

Mitigated Negative Declaration 26-04 has been prepared to evaluate the potential environmental impacts of the acquisition and demolition of all structures on the subject property. The project site totals approximately 61,000 square feet in lot area, located at the northwest corner of Atlantic Avenue and 61st Street. The existing project site improvements consist of a one story restaurant building at the corner of Atlantic Avenue and 61st Street, a vacant, one story commercial building, a one story restaurant building, and a one story motel office building fronting Atlantic Avenue with twelve detached one story motel room buildings totaling to 25 motel rooms.

As background, the North Long Beach Redevelopment Project Area Committee has recommended acquisition of this site by the Long Beach Redevelopment Agency for the purposes of blight removal. The Agency Board will consider certifying the Mitigated Negative Declaration at its October 25 Board Meeting. The Agency may then negotiate with the property owner for acquisition. Pending negotiations the Agency could consider acquiring the property via Eminent Domain. The Mitigated Negative Declaration is available for viewing at the Long Beach Main Library or online at <http://www.longbeach.gov/plan/pb/epd/er.asp>

The Redevelopment Agency **Public Hearing** is scheduled for **October 25, 2004**, at 9:00 A.M. in the City Council Chambers of City Hall. Written comments related to the Mitigated Negative Declaration will be received through October 5, 2004 and may be addressed to: Craig Chalfant, Department of Planning and Building, 333 W. Ocean Boulevard 7th Floor, Long Beach CA 90802.

4. Modification to Conditional Use Permit for Cellular Monopole at 120 E. Artesia Blvd. (Case 9506-19) JR (see Attachment 6)

The Conditional Use Permit for the existing 60' Monopole was approved in 1995. The existing Monopole and equipment cabinets are located on the Southwest portion of the Church of God in Christ site. The modification to the Conditional Use Permits requests the addition of two equipment cabinets, where two currently exist.

PENDING CASES PREVIOUSLY REPORTED ON

5. Staff Site Plan Review for four new townhouses at 141 E. 49th St. (Case 0408-06) JV (see Attachment 1)

Four new townhouse style units are proposed at 141 E. 49th Street. Five existing single-family homes are present on the 80' x 280' lot which is zoned R-3-T. Staff Site Plan Review identified several issues with design, open space, and parking. Design comments were provided, specifically regarding the orientation of the front unit to 49th Street and the need for additional architectural articulation. The proposed plan also does not meet the open space requirement of 250 SF per unit. The plan submitted provides 13 parking spaces where 21 are required by code. A redesigned project would come back before the Site Plan Review Committee.

6. Staff Site Plan Review for Cellular Antenna Addition to existing single story building at 6152 Cherry Ave. (Case 0408-20) LH (see Attachment 9)

The applicant proposes the addition of cellular antennas to the roof of an existing one-story commercial building with screening to match the building. Staff will request an accurate photo-simulation of the proposed antenna additions prior to considering the design. The site is located in the CCA (Commercial Community Automobile-Oriented) zone. Attached/roof mounted cellular and personal communication services are permitted by right in all commercial zones, but are subject to special development standards and must be reviewed through Staff Site Plan Review.

7. Conditional Use Permit and Standards Variance for a Church at 1000 E. Artesia Blvd. (Case 0407-05) DB (see Attachment 2)

The existing structure, originally used for commercial retail, is located at the Southeast corner of California Avenue and Artesia Boulevard. Churches are permitted in the CCA (Commercial Community Automobile-Oriented) zone with a Conditional Use Permit. The church that currently conducts services at this location was cited by the City's zoning enforcement division for operating without a CUP. A standards variance for number of parking spaces is requested. Twelve onsite parking spaces are present where approximately 35 are required by code depending on the floor plan the applicant will provide. Additionally, a special inspection by a building inspector will be required to address possible building code issues. The application is currently **incomplete**. The Planning Commission Public Hearing date will be determined once a completed application is submitted.

8. Tentative Tract Map for Condominium Conversion at 6666 Orizaba Avenue (Case 0406-02) DB (see Attachment 4)

The tentative tract map application requests to subdivide the parcel by converting the existing 4-unit apartment building into a 4-unit condominium. Each unit is two stories, 949 square feet, and contains two bedrooms, and two bathrooms. The existing five garaged parking spaces provide the minimum code requirement of 1 ¼ space per 2-bedroom unit for residential condominium conversions.

The Planning Commission **Public Hearing** is scheduled for **October 21, 2004**, at 1:30 P.M. in the City Council Chambers of City Hall. Written comments may be addressed to the Commission, in-care-of Greg Carpenter, Zoning Administrator,

Department of Planning and Building, 333 W. Ocean Boulevard 7th Floor, Long Beach CA 90802.

9. Staff Site Plan Review, Standards Variance(s), for a two story retail addition at 2135 E. Market St. (Case 0406-16) VB (see Attachment 6)

The site is zoned IL (Light Industrial), most retail uses are permitted in the IL zone. A two-story addition, with a 4,450 SF footprint is proposed at the site. The existing structure was formerly used as a restaurant. As proposed the application is deficient in the number of parking spaces, and the parking layout does not meet code (tandem parking is not permitted). The plans submitted do not include a floor plan of the proposed addition, or material or color boards for the site plan review, thus the application submitted is **incomplete**. Once a complete application is submitted, the Staff Site Plan Review Committee can review the application.

ACTIONS ON COMPLETED CASES

10. Modification to a Conditional Use Permit for a Recycling Center at 2725 E. South St. (Case 0408-10) JM

The existing business, Canco Recycling, is located at 2725 E. South Street, in the IL (Light Industrial) zone. The Planning Commission approved the original Conditional Use Permit for a recycling center with attendant in 1990. One of the standard conditions (#34) for recycling centers in industrial districts is that the use shall be limited to a maximum of five years for any single approval. The applicant is currently requesting to modify or remove that condition.

The Planning Commission **approved** the Conditional Use Permit modification at its **September 16** hearing. New conditions added to the CUP include: that no recyclables shall be accepted if transported in shopping carts, that new landscaping on the South Street frontage shall entail two additional 24' box trees and colorful ground cover, and that the portion of Hullett Street that abuts the subject property shall be repaved.

11. Staff Site Plan Review for Façade Improvement at 1707-27 E. South St. (Case 0408-10) JR (see Attachment 5)

The applicant proposes to replace the existing signage, including removing the non-conforming roof-sign, and to construct a roof-parapet and slate overhang. The Staff Site Plan Review Committee offered comments regarding the depth of the parapet roof and the reflectance of the windows on one of the tenant spaces. The staff site plan review was **approved** with conditions. Redevelopment Agency façade improvement funds are being used for this project. This design was also presented to the North Long Beach Redevelopment Area Project Area Committee.

ANNOUNCEMENTS

12. 8th Annual Veterans Day Parade, Saturday November 6, 2004 10:00AM

The parade route begins at Atlantic Avenue and Harding Street and heads south on Atlantic Avenue to 56th Street looping back to Houghton Park (Harding).

13. Southern California Edison Alley Lighting Program (see attached flyer)

For residents interested in adding lighting to the alleys behind their homes, please see the attached flyer regarding alley lighting programs, including the revised Southern California Edison program (flyer item #2).

14. Leaf-It-To-Us Grants Up to \$3K Available for Tree Planting at Schools -- Deadline December 1, 2004

The following information about the California Department of Forestry and Fire Protection's Leaf-It-To-Us grants is from their website. Judy Seal of the LBUSD suggests that neighborhood groups that would like to help apply for these funds may work directly with their neighborhood school or through the Long Beach Education Foundation -- a non-profit 501(c)3 that assists LBUSD schools -- they can be reached at (562) 997-8054. Note: trees may only be planted on school property, not on the City-owned public parkways outside the campus.

Schools that wish to apply for this grant should work with the LBUSD Maintenance and Operations Department during both the application and the actual planting phases. In addition, the Neighborhood Services Bureau has planting tools available for loan for the planting events. For more information about tool loans, please contact Jim Osgood at (562) 570-5221 or e-mail him at James_Osgood@longbeach.gov to make arrangements in advance.

The grant information and application is available from <http://www.ufe.org/files/grantinfo/LITUGrants.html>. The Neighborhood Resource Center also has copies of the grant application available and can provide grant proposal preparation assistance. Please call (562) 570-1010 to schedule an appointment for the use of office machines or for technical assistance. Please feel free to share this grant opportunity with others.

Goal(s) of Program: To foster an appreciation and increased interest in challenging school students on the role trees play in affecting our urban environments. To promote increased awareness in the proper planting and care needed to foster healthy community forests while incorporating community involvement, participation, education, and stewardship.

Services Available/Activities Performed: Assistance is limited to the purchase of trees and supplies necessary to improve the learning environment of school student campuses throughout California's school environments. Eligible projects include planting trees: to shade concrete/asphalt, walkways, parking lots, school buildings, playground areas.

Agency: California Department of Forestry and Fire Protection (CDF)

Who is Eligible: Public and non-profit school grounds; up to and including high schools. Application process is designed to be submitted with student involvement.

Limitations & Requirements: Applicants must enter into an agreement with CDF to complete the project and allow for periodic inspections. Grants limited to one per school per year. The maximum grant amount is \$3,000 with a minimum of \$500. A

submitted project must show student involvement in partnership with the school or nonprofit organizations associated with the campus, such as PTA.

15. NLB Community Planning Bulletin Hits the Web

In an effort to make this document more timely and accessible, the North Long Beach Community Planning Bulletin is available on the internet at: <http://www.longbeach.gov/plan/pb/cpd> (Note: New Web Address). I have also developed an email list that is used for notification when the new monthly bulletin is available online, or when a revision has been posted for viewing. If you would like to be added to the email list, please contact me with your email address.

16. Long Beach General Plan Update: Land Use and Mobility Plans. Next Meeting tentatively scheduled for November 3 (6:30pm) at Houghton Park

The Advance Planning Division is currently working with a team of land use and transportation professionals and members of the Long Beach community to update the City's land use and transportation/mobility plans. Prior to the first meetings in January, each Advisory Committee was provided with information on the City's current land use and transportation plans applicable to each cluster area. At the meetings comments were solicited on what the participants perceived to be the critical land use and mobility issues facing their clusters. This information was compiled into a report titled "Framework for Land Use and Mobility Elements Update – Community Cluster Input Summary."

A second round of meetings was held in March where the highlights of the socioeconomic profile and analysis of current conditions and trends were shared in the City's "Technical Background Report". At the May Community Cluster meeting, participants discussed the implications of these findings and examined the toolbox of planning policies and solutions that can be used to address the challenges facing the community. The June Cluster meeting allowed participants to map out their suggested land use alternatives for North Long Beach.

Maps, demographic information, reports, documents, committee cluster input, and other information is now available online at the General Plan Update website: http://www.longbeach.gov/apps/advance_plan/index.html

17. I-710 Freeway Long Term Congestion Relief Alternatives

The Oversight Policy Committee of the Gateway Cities Council of Governments voted to develop a hybrid plan combining elements of alternative C, D, and E while adhering to five guiding principles, including minimizing Right-of-Way takings. Initially, a special advisory committee was to choose one of 5 alternatives to relieve congestion on the 710 Freeway. Alternatives included widening the freeway, adding raised lanes, and a "no build" option that would only provide for more minor improvements. Of the 5 Alternatives presented, alternatives C, D, and E would involve taking private property. Information about the initial five alternatives and the I-710 Major Corridor study can be found at: <http://www.gatewaycog.org/i710.html>.

In January and February the Long Beach City Council I-710 Oversight Committee hosted four community roundtable workshops. The roundtable workshops focused on providing information from leading experts on these critical issues and generated

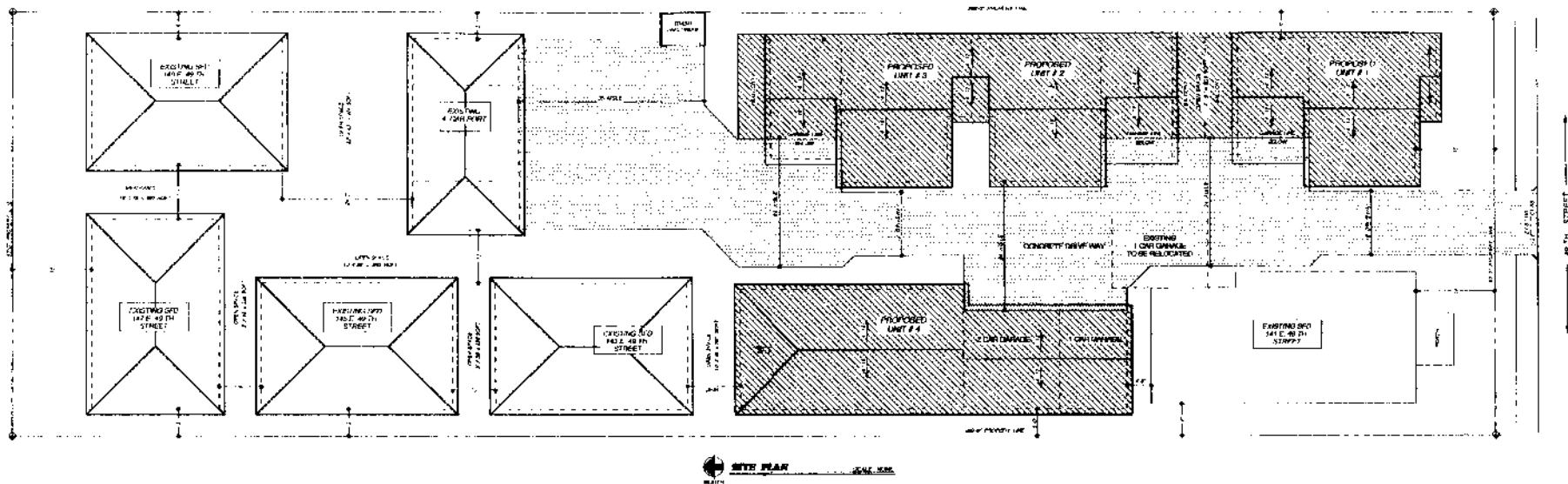
a list of recommendations for the Long Beach Oversight Committee to adopt as part of the planning process. On March 18 the Committee conducted a community meeting to release the draft locally preferred strategies to improve the 710 Freeway for community comment. These strategies are based on written and oral public comments that were received during previous community meetings and public workshops. The draft plan has been revised following comments from community meetings in April and May. Following the June 16, 2004 committee meeting of the City Council, the local strategy was **approved** by the full City Council June 22, 2004. Further information on the locally preferred strategy can be found at: <http://www.longbeach.gov/pw/traffic/i710/default.asp>. The local strategy will be presented to Gateway Cities Council of Governments.

The Tier 2 Community Action Committee, a collective of residents from cities adjacent to the I-710 and experts, presented their recommendations to the Gateway Cities Council of Government I-710 Policy Oversight (OPC) Committee on September 30, 2004. Those recommendations will likely be discussed at the October 28th OPC meeting at Progress Park in the City of Paramount (15500 Downey Ave).

IMPORTANT PHONE NUMBERS

Council Member (8 th District), Rae Gabelich	(562) 570-6685
Council Member (9 th District), Val Lerch	(562) 570-6137
Police, toll free, anonymous, Gang Tip	1- (866) 426-4847
Police non-emergency calls	(562) 435-6711
Police narcotics tip	(562) 570-7125
Community Policing, Adriana	(562) 570-9816
Community Policing, Marlene	(562) 570-9825
Animal Control Center	(562) 570-7387
Rats, Roaches, Vermin & Other – Environmental Health	(562) 570-4132
Pot Hole Patrol, reporting street pot holes	(562) 570-3259
Maintenance for City Traffic Signs	(562) 570-5264
Abandoned shopping carts removal	1-(800) 252-4613
Things on power lines, SCE Hazardous Conditions	1-(800) 611-1911 press 2, then 4
Property Maintenance & Building Code Enforcement	(562) 570-6421
Zoning Code Enforcement	(562) 570-7497
Zoning Information	(562) 570-6194
Building Permit information	(562) 570-6651
Noise Complaint, Environmental Health	(562) 570-5650
Unlicensed food vendors Business License	(562) 570-6211 ext. 7
Unlicensed food vendors Health & Human Services	(562) 570-4219
Damaged Sewer lines from street trees	(562) 570-3259
Graffiti hotline, on private property	(562) 570-2773
Graffiti in City Parks, Park Maintenance, Emy Arteaga	(562) 570-1533
Graffiti on County flood control channel, Matt Knabe	(562) 256-1921
Graffiti on Union Pacific Railroad property	(714) 379-3376
Graffiti on Caltrans property	(213) 897-3656
Special Refuse Pick-ups (Free twice a year for large items)	(562) 570-2876
Public Service	(562) 570-2700 listen to menu
Neighborhood Resource Center, Margaret Madden	(562) 570-1010
Storm Drain Hotline, report items dumped in storm drain	(562) 570-3867

ATTACHMENT 1



PROJECT DATA

R-3-T
LOT SIZE: 80' x 280' = 22,400 SQ FT

OWNER:

POY SENG & PHANNY OUK
P.O. BOX 3611
BELL GARDENS, CA 90202
(626) 607-7255

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NEW 4 UNITS APT.
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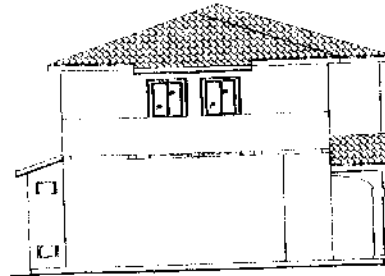
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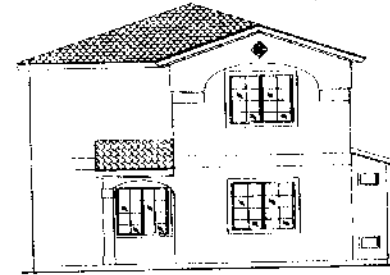
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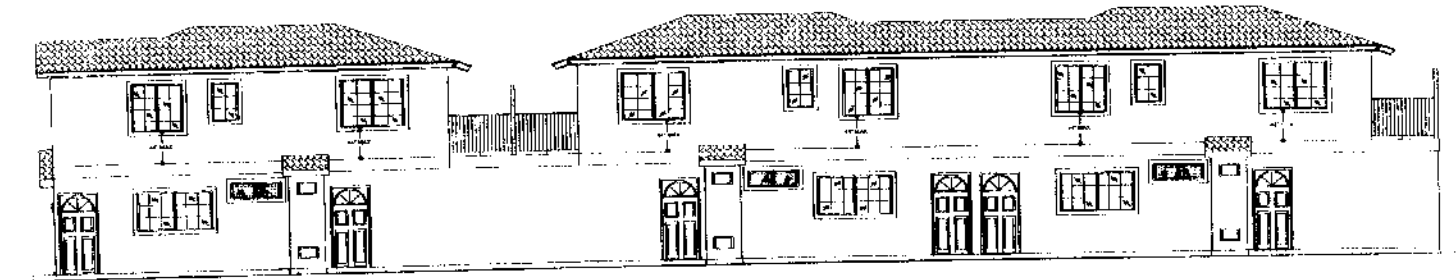
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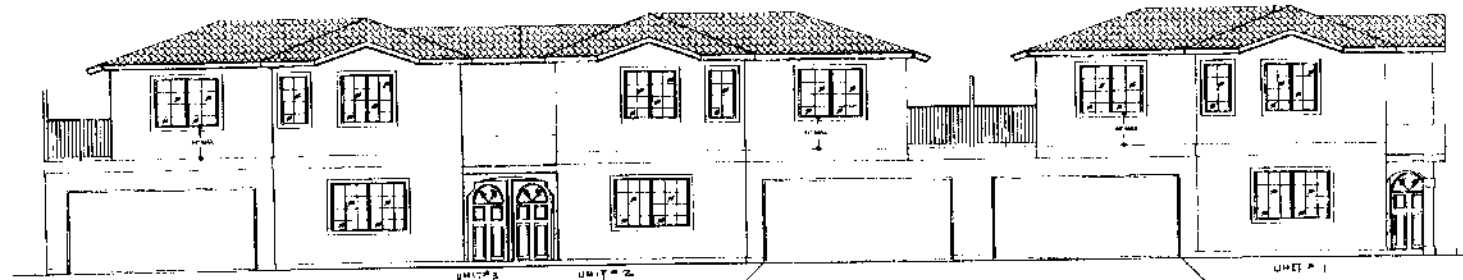
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SOUTH ELEVATION SCALE 1/4" = 1'-0"



EAST ELEVATION SCALE 1/4" = 1'-0"



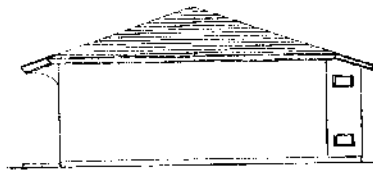
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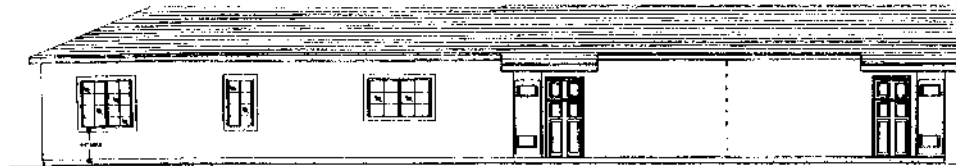
PROPOSED:
NEW 4 UNITS APT.
at 141 E. 20 TH STREET
LONG BEACH, CALIF.

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BY: DWB

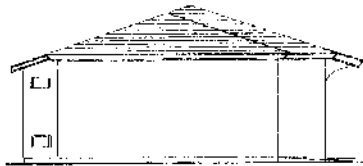
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NORTH ELEVATION SCALE: 1/8" = 1'-0"



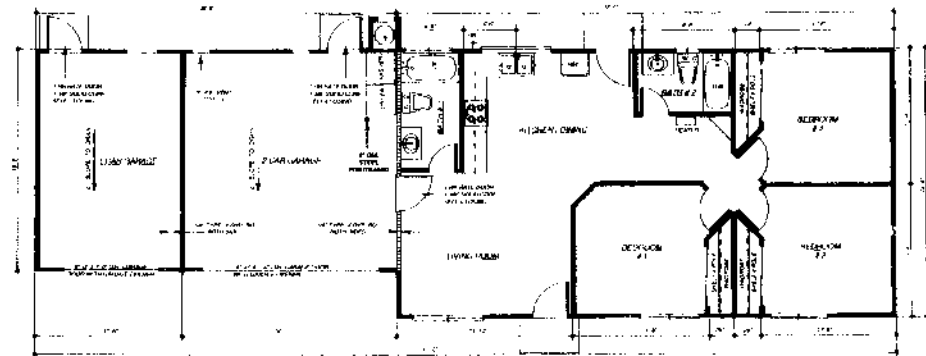
WEST ELEVATION SCALE: 1/8" = 1'-0"



SOUTH ELEVATION SCALE: 1/8" = 1'-0"



EAST ELEVATION SCALE: 1/8" = 1'-0"



THE FLOOR PLAN SCALE: 1/8" = 1'-0"
PLEASE REFER TO SHEET
GENERAL NOTES FOR UNIT #4

UNIT #4

APPROVED:	BY:
PROPOSED: NEW 4 UNITS APT. AT 141 E. 44TH STREET LONG BEACH, CALIF.	
DATE:	2/4/04
SCALE:	
TITLE:	
FOR:	
BY:	
A-4 SHEET	

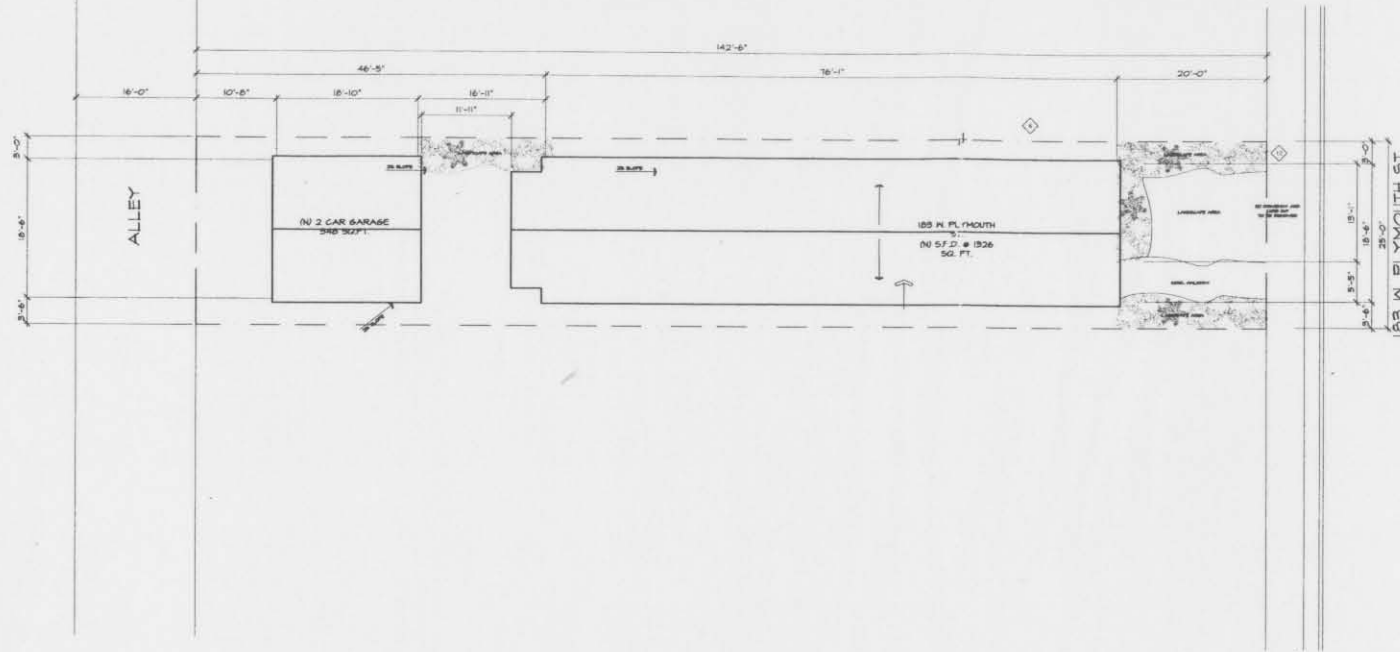
[illegible]

DATE	TIME
CHECKED	
DATE	
SCALE	
JOB NO.	
SHEET	

1

1

ATTACHMENT 3



Proposed site plan

scale: 1/8"=1'-0"

architectural keynotes

- 4-12 MIN SLOPED ROOF IN CLASS "A" COMP. ROOFING. INSTALL PER MANUFACTURERS SPECIFICATIONS. SEE PLAN FOR ACTUAL ROOF SLOPE. CERTAINTED® DARK GREY

contractor notes

THIS PROJECT SHALL COMPLY WITH TITLE 24, 2002 UBC, UMC, UFC, AND 2002 NEC. GENERAL CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY ALL EXISTING CONDITIONS BOTH DIMENSIONS AND ELEVATIONS. COOR. ANY DISCREPANCIES WITH ARCHITECT.

sheet index

- A01: SITE PLAN
- A02: GENERAL NOTES
- A03: MANDATORY MEASURES
- A11: DEMO PLAN
- A21: 1ST FLOOR PLAN
- A31: ELEVATIONS

HAMILTON



ARCHITECTS

12240 VENICE BLVD. SUITE 25
LOS ANGELES, CA 90066
(310) 398 - 1500

project info.

PROJECT ADDRESS:
183 W. PLYMOUTH ST.
LONG BEACH, CA 90043

PROJECT INFO:
TRACT: 8HT
BLK: B
LOT: 41
A.P.N.: 7132-009-027
ZONE: R1-N
PARCEL AREA: 3562.5 SQ. FT.
BUILDING TYPE: V-N

PROJECT DESCRIPTION:
REMOVE (R) S.F.D. # 370.5 SQ. FT.
REPLACE W/ NEW S.F.D. # 1321 SQ. FT.
+ NEW 2 CAR GARAGE

PARKING:
(N) 2 CAR GARAGE

Consultants

NEW S.F.D.

183 W. PLYMOUTH ST.
LONG BEACH, CA 90043

code info.

CITY OF LONG BEACH, BUILDING & SAFETY DEPT.
BUILDING CODE:
2002 UNIFORM BUILDING CODE AS AMENDED BY THE CITY OF LONG BEACH
PLUMBING CODE:
2002 UNIFORM BUILDING CODE AS AMENDED BY THE CITY OF LONG BEACH
MECHANICAL CODE:
2002 UNIFORM BUILDING CODE AS AMENDED BY THE CITY OF LONG BEACH
ELECTRICAL CODE:
2002 UNIFORM BUILDING CODE AS AMENDED BY THE CITY OF LONG BEACH

NO.	DATE	REVISION DESCRIPTION
1	08/01/04	PLAN CHECK SUBMITTAL

OWNER

ACN PROPERTIES
KIP CYPRUS
P.O. BOX 412
SUNSET BEACH, CA 90742
PHONE: (562) 882-1958

SITE PLAN
PROJ. INFO.
VIC. MAP
CODE INFO

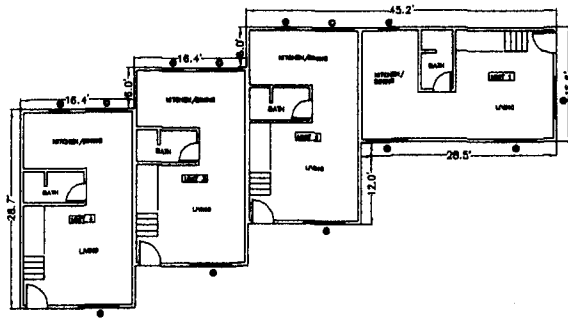
Project: _____ Date: 08/01/04
Drawn by: C.E. A01
Checked by: J.H.

A hand-drawn architectural sketch of a house's exterior. The house features a gabled roof with a small dormer window in the center. The main facade has a large, multi-paned window with shutters on either side, and a smaller, single-paneled door to the left. A small, square window is located in the gable above the main window. The walls are textured, suggesting stucco. Annotations with leader lines point to specific features: 'EXTERIOR STUCCO' and 'LA HABRA - "Hacienda"' point to the main wall texture, while 'EXTERIOR TRIM' and 'DUNN-EDWARDS - "Cloud White"' point to the roofline trim. The drawing is done in black ink on a light background.

12240 VENICE BLVD. SUITE 25
LOS ANGELES, CA 90066
(310) 398 - 1500

Project:	XXXX	Drawing Number:	A01
Date:	08.09.04		
Drawn by:	GJC		
Checked by:	JPN		

ATTACHMENT 4

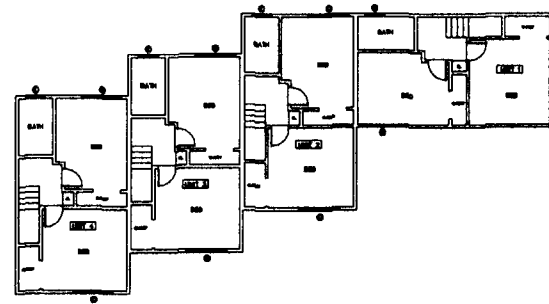


1ST STORY FLOOR PLAN

$\frac{1}{8}'' = 1'$

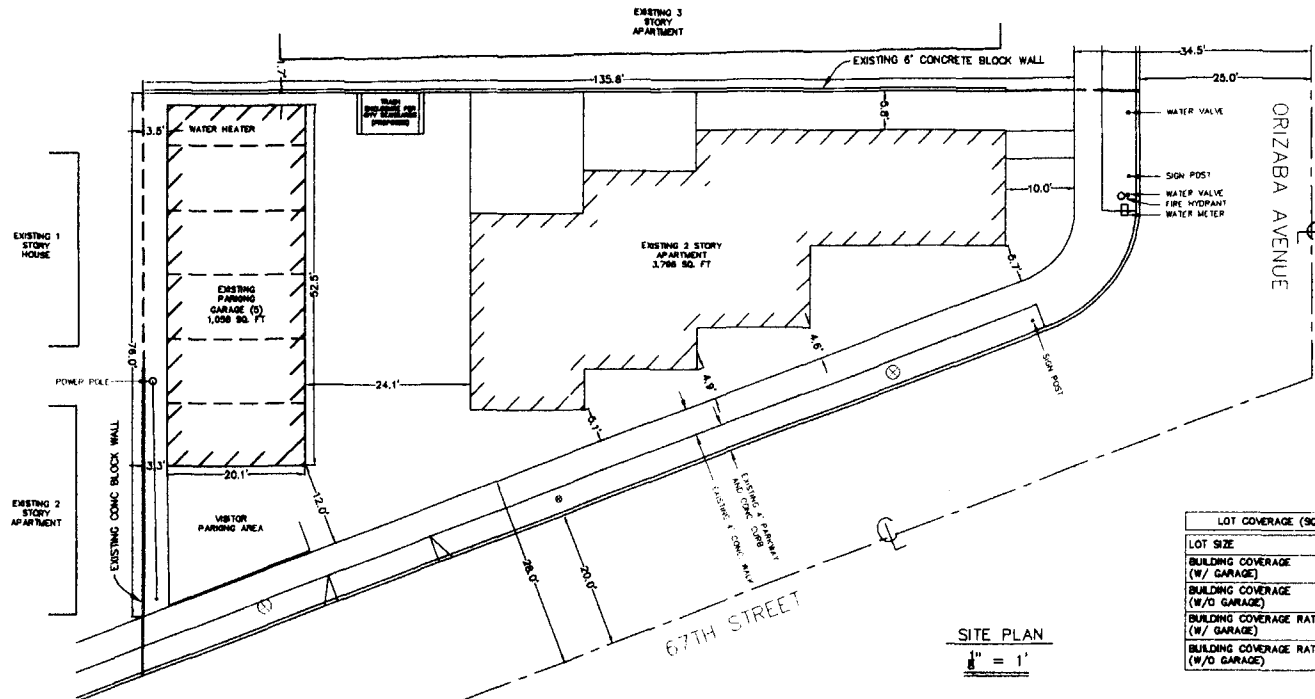
SQUARE FOOTAGE			
UNIT	1ST STORY	2ND STORY	TOTAL
1	478	474	948
2	478	474	948
3	478	474	948
4	478	474	948

WINDOW SCHEDULE	
WINDOW	EXIST. SIZE
A	8'x4' PARTIAL
B	3'x3' PARTIAL
C	6'x7' PARTIAL
D	6'x3' PARTIAL
E	3'x2' PARTIAL



2ND STORY FLOOR PLAN

$\frac{1}{8}'' = 1'$



SITE PLAN

$\frac{1}{8}'' = 1'$

LOT COVERAGE (SQ. FT.)	
LOT SIZE	6,830
BUILDING COVERAGE (W/ GARAGE)	4,854
BUILDING COVERAGE (W/O GARAGE)	3,798
BUILDING COVERAGE RATIO (W/ GARAGE)	71%
BUILDING COVERAGE RATIO (W/O GARAGE)	56%

General Notes

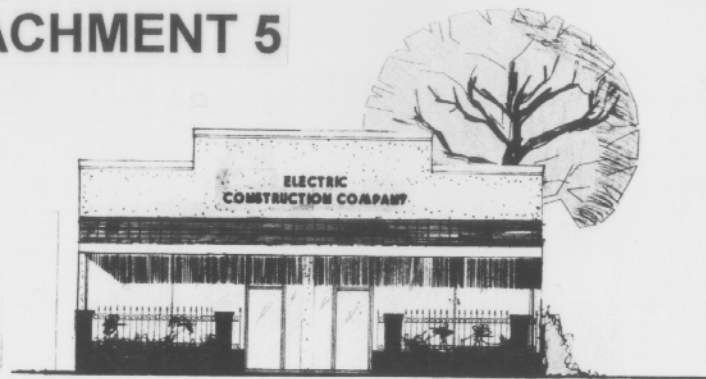
No. Revision/Issue Date

Firm Name and Address
PPM
201 10TH ST. UNIT 17
HUNTINGTON BEACH, CA 92648

Project Name and Address
6666 ORIZABA AVE.
LONG BEACH, CA 90805

Project Sheet
Date 4/1/04 1 OF 1
Scale AS SHOWN

ATTACHMENT 5



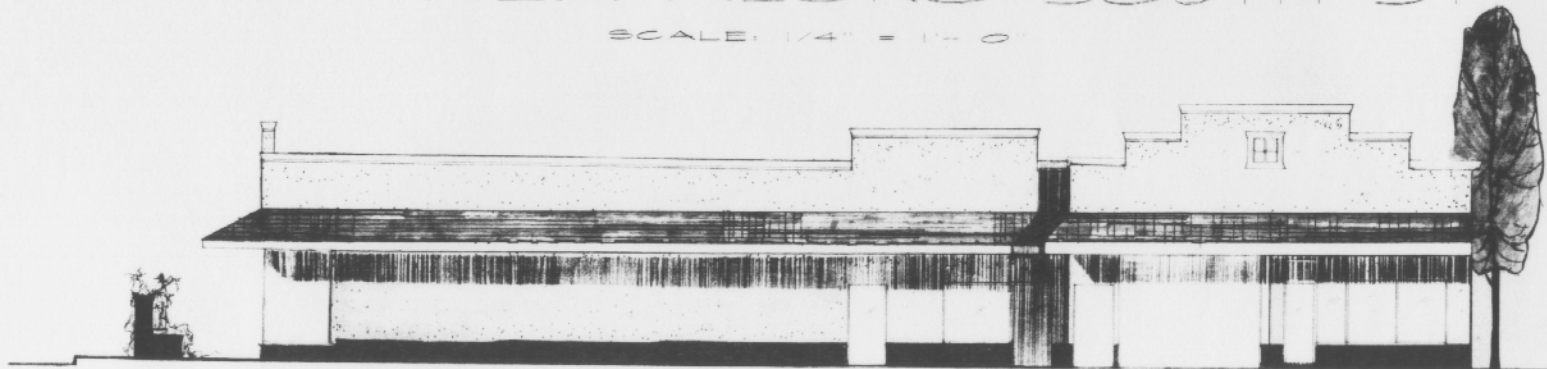
VIEW ALONG SOUTH STREET

SCALE: 1/4" = 1'-0"



VIEW ALONG SOUTH ST

SCALE: 1/4" = 1'-0"



VIEW ALONG ROSE AVENUE

SCALE: 1/4" = 1'-0"



IMPROVEMENTS FOR & UNITED FACADE
ELECTRIC CONSTRUCTION COMPANY
1209 1727 SOUTH STREET & 3011 3015 ROSE AVE
LOS ANGELES, CALIFORNIA

11-000000
25 MAR 2004
SK1.0

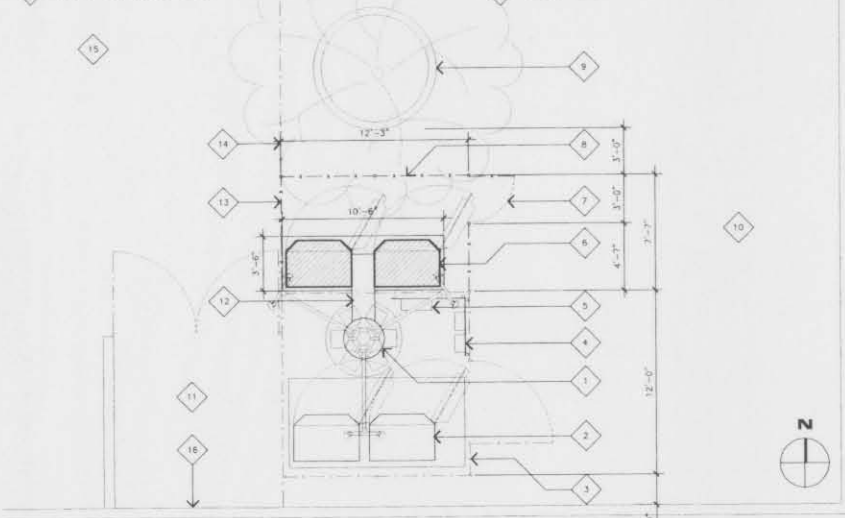
ATTACHMENT 6

SITE PLAN KEYNOTES

- 1 (C) CW LEASE AREA WITH PROPOSED 3RD AND 4TH BTS INSTALLATION. SEE ENLARGED SITE PLAN 1/A-1.
- 2 (E) DRIVEWAY.
- 3 (E) CW METER MOUNTED ON (E) BUILDING.
- 4 (E) COMMERCIAL BUILDING.
- 5 (E) CHURCH BUILDING.
- 6 (E) PARKING LOT.
- 7 (E) LANDSCAPED AREA.

ENLARGED SITE PLAN KEYNOTES

- 1 (E) CW MONOPOLE WITH ANTENNAS TO REMAIN.
- 2 (E) (2) CW BTS EQUIPMENT CABINETS MOUNTED ON AN (E) CONCRETE PAD.
- 3 (E) 7'-0" HIGH CHAIN LINK FENCE.
- 4 (E) TELCO PANELS MOUNTED ON A UTILITY RACK.
- 5 (E) 200 AMP ELECTRICAL PANEL MOUNTED ON A UTILITY RACK.
- 6 (N) (2) CW BTS EQUIPMENT CABINETS MOUNTED ON A (N) CONCRETE PAD.
- 7 (N) 3'-0" WIDE ACCESS GATE.
- 8 (N) 7'-0" HIGH CHAIN LINK FENCE.
- 9 (E) TREE AND CONCRETE CURB TO REMAIN.
- 10 (E) PLAYGROUND.
- 11 (E) TRASH ENCLOSURE TO REMAIN.
- 12 (N) GROUND MOUNTED CABLE TRAY.
- 13 (N) 7'-0" HIGH CHAIN LINK FENCE TO REPLACE (E) FENCE.
- 14 (E) FENCE TO REMAIN.
- 15 (E) PARKING LOT TO REMAIN.
- 16 (E) BLOCK WALL.

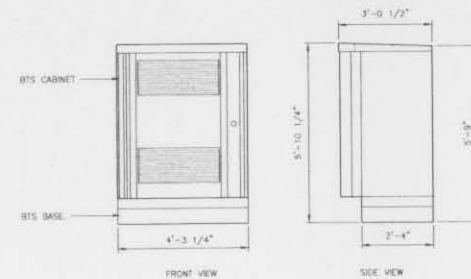


ENLARGED SITE PLAN

SCALE: 1/4"=1'-0"

NOTES:

1. CABINET MFR: ERICSSON RADIO SYSTEMS
MODEL: RBS 2106
OPERATIONAL WEIGHT: 1720 LBS.
2. CABINET FOOTPRINT DIMENSIONS ARE CONVERTED FROM METRIC SYSTEM & ARE APPROXIMATE.



SCALE: 1/2"=1'-0"

SITE PLAN

SCALE: 1"=30'

3

BTS CABINET

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF CONSTRUCTION DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO CINGULAR WIRELESS IS STRICTLY PROHIBITED.

DATE: 09-28-04

ARCHITECT: JR

DRAWN BY: RN

CHECKED BY: JR

REVISIONS

REV	DATE	DESCRIPTION	BY



3345 MICHELSON DRIVE
SUITE 100
IRVINE, CALIFORNIA 92616



PROJECT OFFICE:
150 FAULBORG AVENUE
SUITE A-166
COSTA MESA, CALIFORNIA 92626
(714) 557-6052
(714) 557-6425 Fax



Jeffrey Roma & Associates, Inc.
Architecture & Telecommunications
200 Newport Center Drive, Suite 400
Newport Beach, California 92660
Phone: (949) 762-3535
Fax: (949) 762-3531

SITE NUMBER:
LA-069-SM027767

SITE TYPE:
BTS
EXPANSION

LOCATION:
CHURCH OF GOD IN CHRIST
120 E. ARTESIA BOULEVARD
LONG BEACH, CALIFORNIA 90805

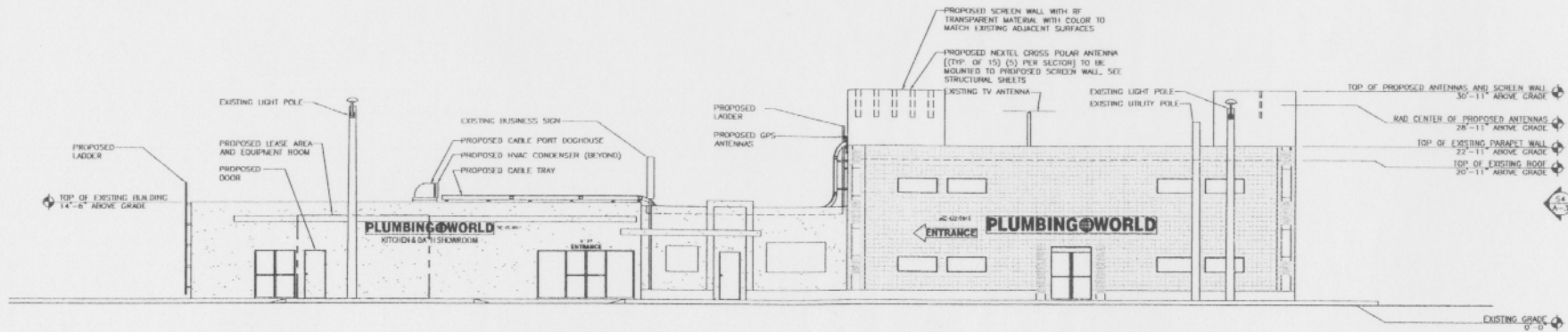
TITLE: SITE PLAN,
ENLARGED SITE PLAN &
BTS CABINET

SHEET NUMBER:

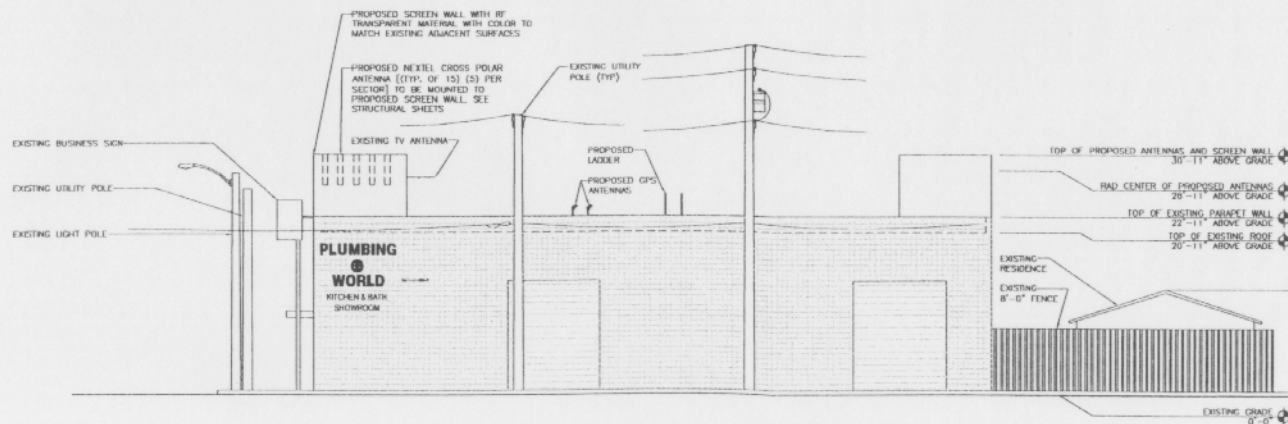
A-1

ATTACHMENT 9

NOTE:
PAINT TO MATCH EXISTING
ADJACENT SURFACES ALL
PROPOSED EXTERIOR LADDERS,
CABLE TRAYS, DOORHOUSE, AND
HVAC UNITS.



52 WEST ELEVATION
SCALE: 1/8"=1'-0"



54 SOUTH ELEVATION
SCALE: 1/8"=1'-0"

DATE: 8/16/04

ARCHITECT: J. ANDERSEN

DRAWN BY: RC

CHECKED BY:

REVISIONS

REV	DATE	DESCRIPTION	BY
1			
2			
3			

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AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN
PERMISSION OF THE ARCHITECT.

CLIENT:

NEXTEL
NEXTEL COMMUNICATIONS, INC.
17223 DEBRAN AVE.
BRYN MAWR, CA 92014
PHONE: (714) 882-2300
FAX: (714) 882-2313

PROJECT MANAGER:

ARCHITECT:
OMNI
ARCHITECTS, INC.
1000 10TH AVENUE, SUITE 100
SAN FRANCISCO, CA 94118
PHONE: (415) 774-1000
FAX: (415) 774-1001
WWW.OMNIARCHITECTS.COM

CONSULTANT:

SCALE:

SITE NUMBER:
CA-6380-A
USE THE
ROOF MOUNT

LOCATION:
1117
6152 CHERRY AVE.
LONG BEACH, CA 90805
APPROX. TYPE: CLIP
TITLE:
ELEVATIONS

SHEET NUMBER:
A-3



Community Code Enforcement

Alley Lighting

The street lighting systems in the City of Long Beach were typically installed with the original development of neighborhoods at the expense of the developer or through assessment district financing. Alley lighting systems were not required.

Dimly lit alleys can cause problems for residents and the police, and also increase illegal loitering and criminal activity on or around your property. While the City does not provide alley lighting, there are several options available to increase light levels in alleys.

1. Customer-Owned and Maintained Lighting

Probably the most economical long-term option is customer-owned lighting installed on your own building/residence. Lighting controlled via motion sensor saves money by using light only when it is required and can serve as a deterrent for illegal alley activity.

For a small number of lights, you can usually add the fixtures by utilizing your existing electrical system and realize only a very small increase on your monthly electric bill. For a large number of lights, Southern California Edison (SCE) offers a reduced outdoor lighting rate (AL-1/AL-2) for separately metered lighting systems controlled for dusk to dawn operation.

2. Utility-Owned and Maintained Lighting

SCE may be able to install light fixtures on existing SCE utility poles in alleys. Installation is subject to field conditions meeting certain requirements specified in the applicable streetlight tariff.

If installation of a streetlight in the alley is feasible, SCE requires the following:

- Minimum three (3) year contract
- Advance payment for approximately one (1) year of services
- Absolving Agreement (which allows SCE to suspend service based on reported problems with the lighting)

If you would like more information about these alley lighting options, please contact Edison Customer Service at (800) 684-8123 and ask to speak with the Service Planner who works with your Long Beach neighborhood.

3. Neighborhood-Owned and Maintained Lighting

The City of Long Beach will work with neighborhood groups who wish to pay for a new lighting system by assessment. This option, which is the most expensive method of providing new lighting, requires the approval of over 50% of the property owners in the proposed lighting district. New system and annual lighting costs are assessed to the property owners and paid along with County property taxes. For further information, please contact Sue Castillo, City of Long Beach Construction Services Bureau, at (562) 570-6996.